

TRANSFER
TAX
PAID**Know all Men by these Presents,**

026598

That I, CHARLES N. NAWFEL,

of Waterville, County of Kennebec, State of Maine,
 duly appointed and acting personal representative of the estate of MARIE GRACE MEADER,
 deceased (testate), as shown by the probate records of the County of Kennebec, Maine,
 (and having given notice to each person succeeding to an interest in the real property described below at least
 ten (10) days prior to the sale) (and not having given notice to each person succeeding to an interest in the real
 property described below at least ten (10) days prior to the sale, such notice not being required under the terms of
 the decedent's will), by the power conferred by the Probate Code, and every other power, for consideration
 paid, grants to JOSEPH W. PELLETIER and ~~and~~ RUTH B. PELLETIER, (husband
 and wife), of said Waterville, as joint tenants and not as tenants in
~~common~~ common, their heirs and ~~and~~ assigns forever, County of
 Kennebec and State of Maine,
 whose mailing address is 11 Cherry Hill Terrace, Waterville, Maine 04901,

the real property in Waterville,
~~Kennebec~~, County of Kennebec,

State of Maine, described as follows:

A certain lot or parcel of land with the buildings thereon, situated in said Waterville, and being Lot Number Ninety-One (91) on the revised Plan of Cherry Hill Terrace, made by Associated Engineers, Inc., dated January 31, 1957, recorded in Kennebec Registry of Deeds in Plan Book 20, Page 50, to which reference may be had for a more particular description. This conveyance is made subject to the following restrictions:

FIRST: This entire tract shown by the Plan of Cherry Hill referred to above, is restricted to building for residential purposes only by the Waterville Zoning Ordinance, and this Lot Number Ninety-One (91) and all other Lots shown by said Plan is subject to and entitled to the benefits of said Ordinance.

SECOND: It is further covenanted and agreed that neither this Lot Number Ninety-One (91), nor any other Lot shown by said Plan shall be used for building more than one dwelling house and that no house shall be adapted or used by more than one family.

THIRD: Furthermore, no such house shall be built costing less than Fifteen Thousand (\$15,000) Dollars, in said Cherry Hill Development.

FOURTH: No building or any part of a building shall be erected or allowed to stand upon said Lot within thirty-eight (38) feet of the Street line, or within fifteen (15) feet of the boundary line of the Lot.

Meaning and intending to convey the same premises described in the Warranty Deed in joint tenancy from Edward S. Meader to Edward S. Meader et al, dated July 9, 1974, recorded in the Kennebec Registry of Deeds in Book 1745, Page 284. The said Edward S. Meader died December 24, 1981, at which time the entire title vested in Marie Grace Meader.

Witness my hand and seal this Ninth day of
October, 19 87 .

Signed, Sealed and Delivered
in presence of

.....*Virginia Spring*.....

ESTATE, MARIE GRACE MEADER

By:

Charles N. Nawfel
Charles N. Nawfel
Personal Representative

State of Maine, County of Kennebec, ss. October 9, 1987

Then personally appeared the above named CHARLES N. NAWFEL, Personal Representative of the Estate of Marie Grace Meader,
in his said capacity and acknowledged the foregoing instrument to be his free act and

deed.

Before me,

H. Paul Rancour
H. Paul Rancour Justice of the Peace
Notary Public
Attorney at Law

RECEIVED KENNEBEC SS.

1987 OCT 14 AM 9:00

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